150 HOUSES FOR SALE

Frank A. Martin Agencies Ltd.
1114 Blanshard Street

CAN'T FIND IT? BUILD IT!
LET US PROVE TO YOU IT IS MUCH MORE ECONOMICAL TO BUILD THAN TO BUY!

MANY LOVELY HOMESITES STILL AVAILABLE.
GUARANTEED WORKMANSHIP.
VERY LOW DOWN PAYMENTS (YOUR LOT MAY BE ALL YOU NEED).
FREE PLANNING SERVICE
ALL FINANCING ARRANGED.
ONE PRICE GIVEN INCLUDING ALL EXTRAS.
COMPETITIVE BIDDING FROM 5 OF VICTORIA'S FINEST CONTRACTORS.
SO
COMPARE THE PRICE, TERMS, THE SERVICE AND THE WORKMANSHIP. PROVE TO YOURSELF THAT "QUALITY HOMES" ARE BUILT THROUGH FRANK A. MARTIN AGENCIES LTD. YOU ARE UNDER NO OBLIGATION WHEN YOU CALL.
Office EV 5-8704.
Len Wardle, GR 7-3348 — Lew Moilliet, GR 9-2620

Acreage-Waterfrontage 4½ ACRES
Good two-bedroom home, possible 2 more bedrms up. Kitchen and dining room, large living with fireplace, full basement. Sawdust Furnace. Best of vegetable land and parklike. Barn suitable for saddle stock. Within 3-mile circle. Price Terms $18,000
Salesmen C. Sinden EV 3-0395 or D. Dowsley EV 5-2593, office phone EV 5-8704.

HIGH GORGE 2 BEDROOMS FULL PRICE $9950
This attractive stucco bungalow is ideally located for the small family or retired couple. Situated on a quiet street close to all conveniences on a beautiful garden lot in this very popular area. Comprises entrance hall to good-size living room with fireplace, electric cabinet kitchen with adjoining dining area; 2 good-size bedrooms and 4-pc bathroom. Full basement, drive-in garage and automatic oil heat.
To view call D. Munro, GR 7-1705 or office EV 5-8704. EXCLUSIVE LISTING.

OAK BAY BORDER QUIET SECLUSION
Location, on a quiet, boulevarded street, yet close to all conveniences. Condition — Immaculate inside and out with comfortable living room with fireplace, adjoining dining room bright cabinet kitchen, two bedrooms and bathroom. Full basement with hot-air heating. Lot fully landscaped, fruit trees, separate garage and small summer house. Extras include kitchen range, venetian blinds, wall-to-wall carpet, low taxes and large 6% mortgage, payable at $60 per month. Call now, you must admit there's a lot here for the low price of $8950
Exclusive listing with J. Moore, EV 2-3646 or office, EV 5-8704.

Doctors, Lawyers, Merchants, Chiefs
Yes, this ultra-modern, 2-yr-old home is meant for anyone desiring space, convenience, location; and, what's more, that sought-after and hard-to-find

Panoramic Sea and Mountain View
Finest construction throughout, this spacious, three-bedroom home, located high on a quiet street, where you will find other quality homes. Each room was carefully planned for utmost space. Massive living room and dining room, kitchen with dining area. French doors to lge sundeck, master bedrm with separate powder room, de luxe bathroom, complete high basement with 30-ft. rumpus room and fireplace—all at ground level—has large windows overlooking beautiful view; separate game room, workshop, furnace and utility rooms and extra bath, large double garage and storage space. It is impossible to list all the features you would find in this home. I would be extremely proud to take you through at your convenience. Do call to see this outstanding value at a price you will agree is right.
Please call J. Mann, EV 5-8857, or office, EV 5-8704

OAK BAY SOUTH 3 Bedrooms
New attractive, spacious bungalow located among lovely homes and just two blocks from the beach. Large L-shaped living-dining area with fireplace, family-size electric cabinet kitchen, 4-pce bathroom and vanity, three good-size bedrms with ample closet area, full basement, roughed-in rumpus room, Oil-O-Matic heat and drive-in garage. Very generous terms on the full price of $17,950
To view, call D. Munro, GR 7-1705, or office, EV 5-8704.

HIGH QUADRA Owner Transferred Terms $11,500 Terms
Two large bedrooms, large living room with lovely stone fireplace, large dining room, modern kitchen with dining area, 3-pce bathroom, a full basement with new G.E. auto oil furnace. Beautiful landscaped garden at rear and attractive frontage. Separate garage. Close to shopping and school. Owners will sell fully-furnished.
Salesmen
D. Dowsley EV 5-2393 — C. Sinden EV 3-0395
Office, EV 5-8704

3 BEDROOMS CLOSE IN
This delightful home has some unique features such as cedar panelling in living room and dining room, raised-hearth fireplace, cedar siding and stucco. Bedrooms are good-size with large closets. Large utility off kitchen. Pembroke bath. Separate garage. Landscaped. A lovely home convenient to schools and shopping. Priced at only $9850
$2,000 down.
Call Ken Jensen, EV 5-8704 or B. Walz, GR 2-6638

V.L.A. – 2 ACRES 3 BR's, 2 YRS OLD
Full basement, oil heat, modern. Two good lots could be sold from property. Full price only $11,900
Contact R. Hanson, EV 5-8701; res. EV 5-3805.
Also have several new NHA homes for sale at low down payments.
Morey & Johnstone, Real Estate
3244 Douglas St.

1,210 SQ. FT., $11,700 FULL PRICE, $1,650 down, $79 per month including taxes. Consists of 3 bedrooms, carport, L-shaped living-dining room, large cabinet kitchen, 4-pce bath including large vanity. Planter and bookshelves, fireplace. If you can afford higher payments for short time will take less down. To see phone EV 3-7994.

Ker & Stephenson Ltd.

OPEN HOUSE OAK BAY 2275 HARLOW
MODERN "FARMER" BUILT BUNGALOW. FC BASEMENT. OIL HEAT.
OPEN:
FRIDAY 2 TO 5 P.M. 6.30 TO 9.30 P.M.
SATURDAY 2 TO 5 P.M.
PRICE $16,500
Messrs. Wagner, Speed, Ford in attendance.

LOW DOWN PAYMENT
IMMEDIATE POSSESSION
1839 Kings Road
5 rooms, large garden, fruit trees, Oak Bay border. For particulars Please phone A. L. Wagner, EV 5-3411. J. H. Ford.

SEA FRONT OAK BAY $18,500
5-room suite with 24' LR, also DR, kitchen with electric range, refrig. Two 18' bedrooms. Tile bath. Entrance hall, storage rooms, elevator, carport. Laundry room with washer and dryer. New building. $45 per month includes taxes, heating. EV 5-3411 Mr. Nichols GR 7-3089 EV 5-3411 Mr. Vallance GR 7-1917

ROYAL TUDOR PARKLIKE GROUNDS
How often have you driven past this imposing granite gate in Oak Bay and wondered what was beyond those stately trees? I found out yesterday that at the end of the winding driveway, bordered by trees, ferns and thousands of bulbs stood this stately family home in perfect seclusion in over an acre and a half of wooded land—and yet, less than 10 minutes from town! I pictured family gatherings in the beautiful drawing room, flooded with sunshine through the many leaded windows; the guests arriving in the large entrance hall with its artistic open stairway—dinner in the guest-size dining room softened by candle light reflected in the gleaming hardwood floors. I pictured the owners retiring to their large bedroom with its own bathroom and adorable sitting room with embers glowing in its fireplace—the children to the other two large bedrooms—with their bathroom.—The house warm and comfy from the auto oil HW heat—full cement basement—maid's room with bathroom. I would consider it a privilege to show you this attractive little estate so rarely available in Oak Bay. Price $29,500
EV 5-3411 Mrs. Harvey EV 4-5149

UPLANDS EXCLUSIVE
We can offer you almost immediate possession of this attractive and well-built home in this very desirable area. Pleasing entrance hall, large living room (16x25), guest-size dining room, powder room, modern kitchen with breakfast area, graceful open stairway to three bedrooms and bathroom up, full basement with recreation area and maid's quarters. Nice garden with lawns, patio and trees. This is a house that we can highly recommend. Further particulars gladly given.
Fairly priced at $29,950
Mrs. Harvey EV 5-3411 and Mrs. Speed EV 5-3411

KER & STEPHENSON LTD.
Member Multiple Listing Bureau
909 GOVERNMENT STREET

HOLLICK REALTY (1958) LTD.

CLARKE & WALLACE
1118 Quadra EV 5-8794

$1500 DOWN
Five-room bungalow near bus and stores. Attractive LR with wall-to-wall carpet, dining room, smart cab kitchen, 2 bdrms, vanity bath. Full basement, new oil furnace. Separate garage. Priced for quick sale $8000
Terms considered.
T. Clarke or E. Wallace
EV 5-8794 EV 2-6817 EV 2-8493

Stately Sea View Home
Overlooks Gonzales Bay. Nine large rooms. Economically oil heated. Adjacent sea view lots offered in parcel deal. $5,000 D.P. on house. Priced at $18,500
For details, phone A. V. Waite, EV 5-8794 EV 3-1573

$12,900
Solidly constructed square-cut 2-bedroom bungalow in Oak Bay, in perfect condition.
Mrs. Peterson, EV 5-8794, GR 9-6858

NO MERE RUMOR OWNER TRANSFERRED
Five-room stucco bungalow, High Quadra. Lot 68x260 approx. Consisting of living room with stone FP, dining room, large elec kitchen, through hall to 2 spacious bdrms, and 3-pce bath. Full basement, new package oil heat and separate garage. Taxes $151.95. Price, with terms $11,100
F. Worsley and A. V. Waite
EV 5-8794 EV 4-6988 EV 3-1573

DON'T PAY RENT ONE ONLY BRAND NEW HOME $6750
Low down payment. Living room 14x14. Modern cabinet kitchen, no basement. Lot 82x185 approx. Close to transportation, shops and schools. Tile floors, also another similar one but with an added carport, $7200. Why buy an old home? Build up an equity NOW in a NEW home, and OWN it. The finest investment there is in B.C. home ownership. Ring K. J. WILLIAMS, EV 5-6741 or GR 8-3718. Northwestern Securities of Victoria Ltd.

CANADA TRUST
$11,300 Very attractive modern, five-room stucco home, extra basement room oil heat to all rooms, double garage, easy kept lot in lawn and shrubs. Taxes $185 less $28. Clear title or terms of $3,000 down and balance monthly. Close to schools, bus, shopping, yet in choice city residential area.
F. Marconi. EV 2-8111; EV 4-6625

BUILDER'S SACRIFICE — THREE-bedroom, new, stucco and polished siding bungalow on treed lot, six minutes from town. Full bsmt, auto oil heat. Full price $12,500 with $2,500 down and easy terms. Call B. Travers-Smith, EV 2-4255 anytime and EV 5-6653 eves. J. H. Whittome & Co., Limited, EV 2-4255.

TOWN & COUNTRY HOMES LTD.
1923 QUADRA STREET

ONE YEAR OLD Ranch Type Bungalow $4200 CASH, $4200
This down payment will handle this bungalow, 1,178 sq. ft. floor space with oil perimeter heating, oak floors, 3 bedrooms, dining room, living room with fireplace, utility room, stucco, fully insulated. Drive by 1678 NORTH DAIRY ROAD but do not disturb owner. Call my agent to see this home. Close to Lansdown school.
Full price $14,700
Contact Harold Ware, EV 2-7276, res. EV 2-1461

THREE BEDROOMS STUCCO - CITY $8950
Five and a half rooms in this clean, attractive, modernized home. Larger-than-average rooms and homey family electric kitchen. It's only a short walk to the sea and close to good bus service, schools and stores. Yes, it has a full basement as well as utility room on ground level plumbed for automatic washer and dryer. Taxes under $90 in 1958. Good terms to reliable buyer. Offers considered for cash or cash to arrange mortgage which has only about 7 years to run.
Phone EV 2-7276, res. EV 2-0274, H. Forrest

N.H.A. MODERN 3 - BEDROOM BUNGALOW 3-ROOM BSMT SUITE
Hot-water Oil-O-Matic heating. 1,450 sq. ft. on main floor in this exceptionally large family bungalow. No expense spared in construction and planning for comfort, convenience and space. Let us show you by appointment the many distinctive features.
Call George Thorneloe, EV 2-7276, res. GR 7-2771

EXCELLENT FLOOR PLAN
Offers gracious living, comfort and convenience in this lovely well conditioned Oil-O-Matic family city home. Attractive entrance and thru hall, separate 13x18 LR with outside-wall FP, 4-pc Pembroke bathroom, bedrms 14x15 and 12' 6"x14', spacious family kitchen, dining area. Full high basement, 1 finished room. Separate garage. Good garden lot. $3,000 cash. Price $11,750
Call George Thorneloe, EV 2-7276, res. GR 7-2771

4 ROOMS BASEMENT
Mt. Tolmie, high location, good view, 6 years old, 2 lots $10,500
Ken Sturgeon, EV 2-7276, res. GR 7-1580

NEW NHA
SIX ROOMS, full basement, oil heat. Ready Feb. 28. PRICE $14,950
For details call Ken Sturgeon, EV 2-7276; Res. GR 7-1580

READY NOW NEW – $8950
FOUR rooms plus utility and attached garage. No steps, no basement, close to bus, Mount Tolmie district. Ken Sturgeon at EV 2-7276 or res. GR 7-1580.

ESQUIMALT $1250 DOWN
A FOUR-ROOM SIDING BUNGALOW IN SPOTLESS CONDITION, WITH FULL HIGH BASEMENT, FURNACE AND EXTRA BEDROOM. CONVENIENT LOCATION FOR STORES, BUS AND SCHOOL. LOTS OF FRUIT TREES. SEPARATE GARAGE. PAY THE BALANCE AS RENT.
A BARGAIN AT $7950
Call Mr. Ludlow, EV 2-7276; Res., EV 3-5101

OAK BAY $8500
Try Your Down Payment on this smart bungalow comprising lge LR with fireplace. Spacious kitchen, 2 bedrooms and 4-pce Pembroke bath. Parquet flooring. Attached garage. Range included. Ideal for those desiring comfort plus economy.
Duncan Binnam, EV 2-7276; Res., EV 2-3758

$1500 DOWN 8 MONTHS OLD
IMMEDIATE OCCUPANCY AS OWNER TRANSFERRED. LOCATED ON QUIET CUL DE SAC IN CITY. 4 ROOMS AND BATH. FULL HIGH BASEMENT WITH AUTO OIL AND DRIVE-IN GARAGE. FULL PRICE $10,950
Please call Keith Rose, EV 2-7276 Res. EV 2-9579

SWINERTONS
(Established 1889)
620 BROUGHTON ST. EV 3-7181

ROOM TO LIVE
Yes, there is really lots of room for living in this well-built and nicely-designed, 7-rm bung, situated near Oak Bay Avenue. There are 3 or 4 bedrms, as desired, plus usual other rms, a full bsmt with automatic HW heat. Lot fenced and treed. Good terms. (Exclusive) $13,500
Mr. Crow, EV 3-7181, EV 2-0775

OWNER LEAVING
Quick possession of this very attractive, stucco bung with oak floors in the large LR and dinette, 2 bedrms with w-to-w carpet, full bsmt, oil heat. Down paymt only $2,500, or less with monthly pymts of $65 ..... $9950
Mr. Holland, EV 3-7181, EV 4-7659

TUDOR STYLE
Sea views from this handsome home situated on a large landscaped lot. Ent vestibule, LR 29x13, den 15x15, kit in knotty pine (wired elec), 3-pce Pemb bath, 3 lge bedrms up, full high bsmt with HA furn, drive-in garage. Terms $18,900
Mr. Cox, EV 3-7181, EV 3-3814

BRENTWOOD
6 acres, rough land, 3-room home, drilled well. Terms $4500
Good 6-room home near the sea on (approx.) 2 acres. Commercial property. Price $13,000
Nearly new N.H.A. home, fully modern, fireplace in basement, Oil-O-Matic heat, 1½ acres, city water. Price $14,750
4-room home, close to sea, propane furnace and range, attached garage. Terms $6500
See Brentwood Properties
7183 West Saanich Road
Phone Keating 233

FAIRFIELD REVENUE DUPLEX with package unit oil heat, near sea. Good return with room for improvement. Full price with terms $8,950. J. H. Ford, EV 5-3411 Larry Wagner, Ker & Stephenson, Ltd.

BOORMAN'S
NHA NHA
SEWERED LOTS WITHIN 2-MILE CIRCLE ON NEW PAVED ST. DOWN PAYMENTS FROM $1400
As Contractor's Agent for Dolby Construction Co., Ltd., we offer better two and three-bedroom homes on the fourteen remaining lots of Camrose Crescent Extension
DOWN PAYMENTS INCLUDE:
Lot,
Legal fees,
House plan,
Building contract,
Application fees,
Choice of colors and fixtures.
For further information contact our Building Department.
O. Haney res, EV 2-2386.
A. Mutch, res, EV 3-7137.

HI QUADRA
Just an ideal home for mother and dad or small family. This spotless home is situated on a nice quiet street. It has a cosy LR with brick FP, two good-size BRs, large kitchen with dinette, full cement basement, H.A.P. heat, drive-in garage. NET TAXES $108. Hurry on this price, only $8750
R. F. Harris, res. GR 7-2998

SAANICH TWO MILE CIRCLE EASY TERMS
Stucco bungalow consisting of living room 18x14 with fireplace, two nice bedrooms, four-piece bathroom, large kitchen with tile sink; glassed-in sun porch. Full cement basement with drive-in garage, hot-air piped furnace and laundry tubs. An exceptionally good buy and will consider a low down payment with balance like rent.
Full price (terms) $9000
W. I. Boorman, res. EV 4-0434.

DUPLEX Mt. Tolmie Area
Self-contained up-and-down duplex comprised of two 3-room suites. Stucco construction, Duroid roof, full basement with 2 extra rooms, plus toilet and shower. Large lot, reasonable taxes. Approx half cash to handle.
Full price $10,000
T. Smith, res EV 4-7328.

REALLY LOVELY
AND we are not exaggerating one little bit when we say that this is an attractive stucco bungalow. A high location in the Gorge. this home offers:
Living room 18x14 with FP.
Dining room 10x9.
Kitchen with nook 15x8.
Two bedrooms.
Laundry room.
Full basement.
Rumpus room with FP.
Hot-water heating.
Many other features.
In immaculate condition and the owner is only asking a fair price.
Full price (terms) $11,900
W. I. Boorman, res. EV 4-0434

$2091.20 DOWN NEW N.H.A. 3 BEDROOMS
Situated within the 2-mile circle. Through hall plan, full bsmt, oil heat, dr-in garage. Buy now and choose your colors for painting and plastering. PAYMENTS, $98 MTH, INCL TAXES. PRICE INCLUDES ALL CONSTRUCTION AND MORTGAGE COSTS.
PRICE $13,250
J. S. Boorman, res. EV 2-5086

OAK BAY
Situated on a boulevarded street of fine homes close to the Uplands, where the local improvement taxes have been paid for and the present taxes are reasonable. Featuring nice-size LR with FP, DR, two good-size Bedrms and den. Electric kitchen, full cement bsmt. Oil-O-Matic heating. lovely lot. Price $16,750
R. F. Harris, Res. GR 7-2998.

OPEN SATURDAYS 9 A.M. TO NOON

BOORMAN INVESTMENT CO. LTD.
611 FORT ST. EV 3-7124

HARRY FOSTER LTD.
Opposite "The Bay"
1732 DOUGLAS ST. EV 2-3101

OPEN HOUSE SAT. 2-4 P.M. "585 O'CONNELL"
NEW 2-BEDROOM STUCCO HOME WITH MANY FEATURES. Situated just off Glanford Avenue on a street of new homes. There is full basement, Oil-O-Matic heating, attached carport. FEATURES INCLUDE LARGE LIVING ROOM, SMART KITCHEN AT FRONT OF HOUSE; LOVELY SUNDECK OFF LIVING ROOM; PLUS MANY MORE FEATURES. You can have possession in less than 1 week. Reasonable down payment and monthly payments.
FULL PRICE $10,950
Call Herb Hodgson, EV 2-2101, res. GR 9-2114

GORGE $2500 Down
The best buy of them all! A modern sparkling stucco bungalow, on sewer and wired for washer and dryer. Oil-O-Matic heat (cost last year $75.00). A lovely living room with a fireplace, 3 bedrooms (also a nice one in the basement), a handy dinette, and an electric kitchen. Close to an excellent bus service.
$2,500 down, and
Full Price $10,500
See this one with C. Vining, EV 2-2101 — Res., GR 9-3786

Saanich Realty
3943C Quadra GR 9-1195
Where parking is no problem

NHA 5½%
Opportunity knocks here. You have already paid for half a house if you've been paying rent for ten years. Why not investigate this modern 3-bedrm home in the north Quadra area with its low interest mortgage paying $34 month, principal, interest and taxes. LR with fireplace. DR, utility. Auto-oil heat. No steps $12,950
For appt to view please call GR 9-1195 Mr. Payne Bid. 530-X GR 9-1195 Mrs. Horth EV 2-0334

GORDON HEAD SEA VIEW—New 3 bedrooms, basement, oil heat. Large mortgage; terms, price $17,500. Victoria Press, Box 1883.

COSY FURNISHED COTTAGE, choice lot, Tattersall Drive, $3,800. Half cash. EV 3-7180.

RANDALL'S LIMITED
NEW — NEW Completed March 1
Lovely two-toned stucco bungalow, large living room, fireplace, one wall mahogany, L-shaped dining room with french doors to patio, 3 bedrooms, through hall, oak floors, vanity-type Pembroke bathroom, cab elec kitchen finished by master craftsman. Full basement, pkg oil unit and drive-in garage, on treed lot.
Full price $15,000
With good terms

MOUNT TOLMIE $8950
A really lovely stucco bungalow, built 2 years. 20-ft living room with fireplace, 2 nice bedrooms, oak floors throughout, 4-pc Pembroke bathroom, large cabinet electric kitchen and utility room, oil furnace, attached garage with blacktopped driveway, on 65-ft lot. Can be seen by appointment only.
Exclusive agent on two above, Mr. Sudbury, eves. GR 9-1906

CITY 3 BEDROOMS $7500 Low Dn. Pymt.
This bungalow is within walking distance to town, has large living room, good-sized kitchen. Price includes stove, Monel hot water tank. Full basement but small yard.

OAK BAY WILLOWS
This eight-year-old bungalow has living room 21x13½, 3 bedrooms, large cabinet electric kitchen, vanity bathroom, utility room on ground floor, rumpus room with fireplace, plus mother-in-law suite with own bathroom. $19,900
Full price .....
Some terms to reliable party. To view above two, phone Ken Lowndes, eves. GR 8-2151

NEW DUPLEX Three Bedrooms
Burnside area, main floor has three bedrooms, nice living room, dining room, cabinet electric kitchen, Pembroke bath, level walk-in basement suite, $70, three large rooms plus bath. Oil-O-Matic heat. Drive-in garage. Around half cash.
Reduced to $15,000

CITY HOME 3 BEDROOMS
Close in, walk down town, large living room, fireplace, family size cabinet electric kitchen, three good sized bedrooms, all oak floors, vanity bathroom, package oil heating, full basement, fireproof garage. Less than year old. Price $13,000
On two above, call Mr. Davis, eves. EV 4-8614

GEORGE RANDALL LIMITED
1309 Douglas St. Phone EV 4-8109

HICKS REALTY LTD.
1710 Douglas Street EV 2-5104
Opp Hudson's Bay Store

BURNSIDE
Five rms with lge garden and fine view. Completely rewired, gas to house, new water pipes. An older home that has been modernized. With $1,300 down payment, full price $6000
Mrs. McKeage, EV 2-5104 anytime

FAIRFIELD
Retire in this delightful area, too many extras to advertise. Lge LR, DR, beautiful kit, modern bath, 2 bedrms, thru hall, finished rumpus rm with FP, oil heat. Garden, lawn and shrubs. Not a single repair necessary. Full price $15,750
Olive Greaves, EV 2-5104 anytime

BURNSIDE, ¼ ACRE
Five-rm, older home, 3 bedrms, FC basement. This is lovely property with an abundance of fruit of all kinds. House needs redecorating but is soundly constructed. Close to all facilities, yet with seclusion at back. Try your down payment. Full price $9500
Mr. Davies, EV 2-5104 anytime

FAIRFIELD
Close to beach and transportation, 5-yr-old stucco bung in immaculate condition, with very nice garden. Big LR, modern kit, 2 bedrms, 4-pce bath, utility and storage, auto oil heat, HW floors, part basement and separate garage. This home can be purchased on good terms and the full price is only $12,000
Mrs. Lachian, EV 2-5104 anytime

ACREAGE
Just under an acre, good soil, 7 yrs old, 2-bdrm home with many desirable features. Wall-to-wall carpet, copper hot water tank. Full insulation, elec heat, utility. Down payment only $1,500.
Good value at $6350
Bill Pelton, EV 2-5104 anytime.

DUPLEX
Five rms and bath for owner and 3-rm suite and bath above rented at $60. This is well-built and has good possibilities as a revenue property. There is also an extra lot. All at a price of $14,500
with $5,000 down.
Bert Bryant, EV 2-5104 anytime

WATERFRONT SAANICH SECLUSION
A real gentleman's estate consisting of more than 5 acres of wooded and landscaped land, plus a modernized 4-bedroom home. This is truly a fine property for the retired businessman or the executive type who wants privacy and a place to relax or entertain. Appointments to view are a must. See this TODAY. Asking $50,000
Terms
Please Call Mr. Agar

JOHN BLAIR LTD.
626 View St. EV 5-3742 anytime

$12,800 CASH BUY OF THE WEEK
Are you looking for suburban living PLUS an income? Here is an outstanding opportunity to acquire TWO new bungalows on one large lot at a price that defies competition. Each of these stucco homes has 850 sq. ft. floor space. One is rented at $75 per month and the other is available for your immediate occupancy. We can think of no better way to invest ..... $12,800 cash. It is in your own interest to contact Don Bacon immediately—this cannot last. Northwestern Securities of Victoria Ltd., EV 5-6741 or EV 4-6237.

CADBORO BAY BUNGALOW, close to the stores, bus, church, Hobbs school and the beach. Living room, 3 bedrooms, den, kitchen and sun room. Full basement and hot water heat with oil. Lovely garden with fruit trees. View of the sea and mountains. Price $12,950. S. Hargrave Realtor, Ph. EV 4-9827 anytime.

QUICK SALE, HIGH QUADRA, 2 bedrooms, full basement, oil heat. EV 2-6293 after 5 p.m.

Brown Bros. AGENCIES LIMITED
1125 BLANSHARD STREET
MEMBER REAL ESTATE BOARD
MEMBER MULTIPLE LISTING BUREAU

OAK BAY MOVE IN NOW!
3-bedroom home on Eastdowne, 8 years old, full basement, auto oil heat, landscaped lot. A nice-looking house, close to schools, bus, etc. JIM RANSON would be happy to show interested parties through.
Price $15,000
Res., EV 5-6614; Office, EV 5-8771

NHA
APPROX. 1200 SQ. FT. FLOOR SPACE
Brand new 6-room stucco bungalow with full bsmt, oil heating, spacious rooms. Close to schools, stores and transportation. Reasonable down payment.
Full price $13,990
Please ask for Mr. Lawson. Eves. EV 2-4867; Days, EV 5-8771

CUTE AND COSY
IDEAL FOR OLDER COUPLE
For anyone who is looking for a very neat and comfortable little home with part basement, hot air heating, 3 good-sized rooms and full bathroom; nicely landscaped lot, separate garage and workshop, small chicken house, quiet street paved, with sidewalks. Handy to town. Full price, with generous terms $5950
Please ask for Mr. Lawson. Eves. EV 2-4867; Days, EV 5-8771

JUBILEE AREA 4-ROOM STUCCO
This attractive little home is situated ½ block from hospital and transportation on improved street. 20' living room, 2 nice bedrooms, large kitchen with dining area, separate garage and small greenhouse. No basement. The perfect home for older couple and a good buy with some terms. $7350
at the price of ..... Mr. Hill, EV 5-8771 Res., EV 3-7585

PRACTICALLY NEW 6 DELIGHTFUL ROOMS
This spacious bungalow was built to order by one of Victoria's leading builders. Handsome large LR and medium size DR, 3 bedrooms, one exceptionally large, 4-piece bath with built-in vanity. Full cement bsmt, with G-E oil furnace. Mtge. $10,500, Int. 5¼%. Payments $83.70 PIT. This fine home is situated on high ground, in well-developed new subdivision within 4-mile circle. Full price $16,950
Mr. Hill, EV 5-8771 Res. EV 3-7585

DRIVE BY 3333 COOK ST. FAMILY HOME
A nice 3-bedroom home. Good living room with FP, kitchen wired for electric stove. Full basement. Drive-in garage, close to schools, bus and stores. $2,700 down. Full price $9100
Call Cec Pearce EV 5-8771 res. EV 5-4621

HIGH, WIDE AND HANDSOME
"UPLANDS" OF CEDAR HILL
2-tone rancher, 1,556 SQ. FT. of gracious living area in a desirable setting of oaks, lawns and natural rock garden. Spacious entrance hall, LR 24x15, FP, with 15 ft. MANTEL AND BOOKCASES, DR off. Cabinet kit, 3 bedrooms (2 twin size) 4-pce bath, 2 RMS AND 3-PCE BATH in bsmt. Drive-in. Oil heat. Plumbed for automatic washer. OWNER TRANSFERRED. $7,400 MTGE. 4½%, $78 MO. PIT. Must sell for only $19,500
Ruth E. Hutcheson, Ph. EV 4-9318, GR 8-3536.

RETIRING ON SMALL PENSION?
Low price—low upkeep. Six-year-old stucco. Immaculate, fully insulated, spacious rooms. Excellent small garden, young fruit trees and berries. Spacious garage (stucco) and workshop. Cement driveway and sidewalk $8400
or near offer for cash
Mr. Betts, EV 4-9318, EV 3-2998 Exclusive

C.N. Montague CO. LTD.
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OAK BAY
6-rm older 3-bedrm siding one-floor family home, full bsmt. Excellent location north of the Avenue. Low taxes. Asking price $7500
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OAK BAY
7 yrs. 1,500 sq. ft. This SPACIOUS 7-rm stucco semi-bung is immaculate in every detail. Entrance hall, large central hall, gracious LR, FP., guest DR, 2 TWIN-SIZE bedrms; all HW floors. Lge elec kit, utility, small den. LARGE DORMITORY UP, suitable for 3 boys or girls. Lots of closets. Oil-O-Matic. Garage. Asking price (clear title) $14,750
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HIGH, WIDE AND HANDSOME
"UPLANDS" OF CEDAR HILL
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1515 Regents Place
Fri. 2-4 and 7-9
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TODAY'S SUPER VALUE
This lovely three-year-old bungalow of SIX ROOMS is TERRIFIC VALUE. A beautiful setting close to transportation and within easy distance of town. Very attractive living and dining room, 32 feet long. Smart, bright, convenient, electric kitchen with large dining nook. Eye appeal bathroom with vanity. Three large bedrooms. Golden oak floors throughout (no shorts). Lots of closet space. High cement full basement with Oil-O-Matic heating. Drive-in garage. Landscaped lot. A TRULY DELIGHTFUL HOME IN A VERY CHOICE LOCATION. Price $16,500
In attendance
G. Jessup, EV 2-1667
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4 BEDROOMS $1000 DN
QUALITY PROPERTY IN JAMES BAY AT A REASONABLE PRICE IS SO HARD TO FIND. IMAGINE 4 BEDRMS, LIVING ROOM, DINETTE, LOVELY CABINET KITCHEN, OIL RANGE, MATCHING STUCCO GARAGE, FULLY LANDSCAPED: ONLY $9400
CALL CLIFF STRETCH, EV 5-6741 OR EV 3-7436. NORTHWESTERN SECURITIES OF VICTORIA LTD.

$13,500 3-BEDROOM RANCHER, fully landscaped, on quiet street close to schools. Fireplace both living room and family dining room. Electric cabinet kitchen with dining area. Four-piece bathroom with vanity. Utility wired for washer, dryer. Automatic oil heat. Attached garage. Patio. GR 9-6833. No agents, please.

WHITTOME'S
Established 1892

OPEN HOUSE SAT. 2-5 P.M. 1898 GRANDVIEW
TOTALLING 1,600 SQUARE FEET, THIS OUTSTANDING NEW BUNGALOW FEATURES SWEEPING PANORAMIC VIEWS OF MT. BAKER AND ISLANDS, PLUS 4 BEDRMS, 2 FULL BATHRMS, SPACIOUS LIVING ROOM, DINING ROOM, DE LUXE KITCHEN AND GRACIOUS WIDE STAIRWAY TO 36-FOOT PANELLED RUMPUS WITH FIREPLACE. FULL PRICE ON GOOD TERMS ONLY $19,950
EXCEPTIONALLY GOOD DISCOUNT FOR CASH MORTGAGE. IN ATTENDANCE, B. Travers-Smith and E. Bryan, EV 2-4255 day or night.

OPEN HOUSE SAT., 2-5.30 P.M. OAK BAY SOUTH 759 LINKLEAS AVE.
OFF CENTRAL
MODERN SIX LARGE ROOMS
Ideal for that large family. Through-hall plan, big living room and separate dining room; kitchen large with table area; three spacious bedrooms and big closets. Full basement, Oil-O-Matic heat; drive-in garage; built just a year ago; grounds in lawn and easily kept. $3,500 down, maybe less, or cash offers considered. Owner transferred, must sell. We want offers.
Price $14,950
Call Mr. Drew, EV 3-4980 or EV 2-4255 anytime for prior inspection.

IDEAL LOCATION "WILLOWS"
FOUR-BEDROOM stucco home with FAMILY DINING ROOM, spacious living room with fireplace, TILED four-piece bath, electric cabinet kitchen, full bsmt, AUTO OIL HOT-WATER HEAT and attractive treed garden. Outstanding location, NEAR ALL OAK BAY SCHOOLS, Willows Beach and park! Newly on the market, this is a REAL BUY (with terms) at only $14,500
Call B. Travers-Smith, EV 2-4255 anytime; EV 5-6653 eves.

GARDENER'S PARADISE
This four-bedroom home, situated on large lot 78'x403', on sewer, fully landscaped, shrubs, bulbs, trees and very good assortment of fruit trees. Living room 19x15 with fireplace, dining room, cabinet electric kitchen, 4-pc bath, full basement. Home and property in immaculate condition. Owner will consider trade on 2-bedroom home with basement, in Oak Bay preferred. See this now. Priced to sell $13,600
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Yes move to Langford and avoid excessive taxes. This well located home with LR, large kitchen with eating area. 3 good bedrooms. Utility room. 3-pce bath. Cedar siding, Duroid roof. Separate garage. Nice fenced lot. 3 fruit trees, garden space, school, shops and transportation close.
Full price only $6500
With terms.
To view call P. Salter, EV 2-8117 or eves. EV 4-7239.

FAIRFIELD BRAND NEW $12,800
Now under construction to be completed in approx 60 days, comprising cathedral ent hall, LR 18x12, 3 bedrms, bath, elec kit with dining area, full daylight basement. D-I garage, auto oil heat. Amazingly low price of $12,800
cash to mortgage. Buy now and choose your own colors plus any small alterations you may require. Further information from D. Higgins, EV 2-8117; eves, EV 2-9078

OAK BAY
On a quiet, well-treed street, this 10-year-old is one of Victor Leigh's quality construction homes. LR 17½x13½, 2 large BRS 4-pc bath, large kitchen, dining area and a utility room. Attractive setting, reasonable taxes and property priced at $13,700
Call Vernon Clarke, EV 2-8117 and eves, EV 5-1236.

HOUSE TOO SMALL?
Call me now and see this large family-size house in city. Immaculate condition. Early possession. Low taxes. Duplex possibilities. Going for low price of $9500
$3,500 will handle. To view phone Mrs. Browne, EV 2-8117; eves., EV 5-6334.

CAPITAL CITY REALTY
650 Cormorant St. EV 4-1922

THREE BEDROOMS 871 DARWIN
Here is something extra, attractive 3-bedrm bung, full basement, all oak floors, lge cab kit, wired for range, garage. A fine, almost new stucco home on sewer and available on very good terms. Don't pass it up. Full price $10,950
Ken Walters, EV 5-7820